

**1 Bed Terraced House**

**£1,100** per month



## **Brunel Close TW5 9RP**

### **QUALITY TERRACED HOUSE / AVAILABLE IMMEDIATELY:**

Extremely well presented 1 double bedroom house situated in a Courtyard style development next to The Parkway providing real easy access to the Bath Road, M4/M25 motorway networks and London Heathrow Airport.

This terraced property features a recently fitted composite front door, lounge with feature fireplace, dining area with storage cupboard and dining table, quality fitted kitchen with appliances, double bedroom with fitted wardrobes and built in cupboard and a fitted bathroom with shower mixer taps.

Available to view now this recently decorated home also benefits from residents parking, private front garden and double glazed windows.

Minimum tenancy: 6 months  
Council tax band: C  
Deposit: £1,100

## **Accommodation**

**1 Bedroom House**

**Recently Fitted Kitchen +  
Appliances**

**Convenient Popular  
Location**

**Extremely Well Presented**

**Residents Parking**

**Easy Access to  
M4/Heathrow**

**EPC Rating D**

## Ground Floor

**Entrance** - Composite front door

**Lounge Area** - 14' 1" x 8' 6" (4.3m x 2.6m) Fitted carpet and feature fireplace. Stairs to first floor. Double glazed window to front aspect.

**Dining Area** - 5' 10" x 4' 3" (1.8m x 1.3m) Wood type flooring, night storage heater and understairs storage cupboard.

**Kitchen** - 8' 2" x 4' 11" (2.5m x 1.5m) Laminate flooring. Fitted wall and base units with worktops to include a single drainer sink unit, ceramic hob, extractor fan hood, electric oven, fridge, freezer, washing machine and part tiled walls and splashbacks. Double glazed window to front aspect

## First Floor

**Landing** - Fitted carpet

**Bedroom** - 10' 9" x 8' 6" (3.3m x 2.6m) (+ door recess). Fitted carpet, double bed, fitted wardrobes with sliding mirrored doors and a built in cupboard. Double glazed window to front aspect.

**Bathroom** - 7' 10" x 4' 11" (2.4m x 1.5m) Laminate flooring. Three-piece bathroom suite to include a panel enclosed bath with shower mixer tap, pedestal hand basin, low level W.C. and part tiled walls and splashbacks. Frosted double glazed window.

## Exterior

**Outside** - Private front garden. Residents parking

**About Cranford** - Cranford is a suburban ward formed from a medieval parish of the same name in the London Borough of Hounslow on the eastern perimeter of London Heathrow Airport. The area is bounded in the west by the airport and the River Crane which flows through publicly owned Cranford Countryside Park. To the north the area is bounded by the M4 motorway, Junction 3, accessed via The Parkway giving access to the A40(M) to Central London. Nearby stations include Hatton Cross and Hounslow West tube stations which are on the Piccadilly Line.

The village still has some distinguished houses, including



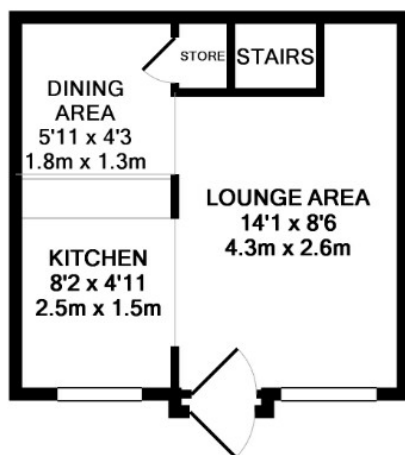


Stansfield House, a 17th-century listed building. The wider borough states that Cranford "was described for centuries as one of the smallest and prettiest villages in Middlesex".

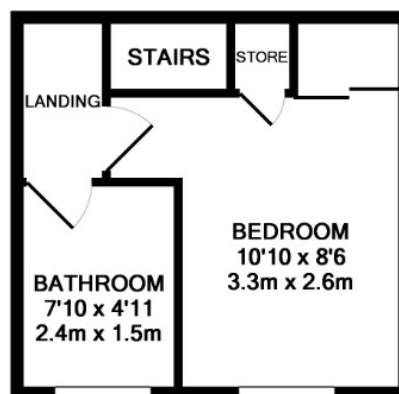
Cranford educational facilities include the Cranford Park Academy, Cranford Community College and The Cedars Primary school and places of worship are St Dunstons church, Church of Our Lady and St Christopher and Cranford Baptist church. There is also a public house called The Queens Head.

Historically the name came from Anglo-Saxon cran-ford or "ford of cranes" as at the time the word heron was not used for that bird and it covered an almost north-south rectangular area of 737 acres. Before the Norman Conquest, the village was a small Saxon settlement in all senses completely surrounded by its open fields abutting the north of Hounslow Heath The Domesday Book of 1086 records the manor of Cranford being given to a Norman baron.





GROUND FLOOR  
APPROX. FLOOR  
AREA 208 SQ.FT.  
(19.3 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 206 SQ.FT.  
(19.1 SQ.M.)

TOTAL APPROX. FLOOR AREA 414 SQ.FT. (38.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		98   A
81-91	B		
69-80	C	74   C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		